

SO ORDERED.



TIFFANY & BOSCO
P.A.

Dated: April 26, 2010

2525 EAST CAMELBACK ROAD

SUITE 300

PHOENIX, ARIZONA 85016

TELEPHONE: (602) 255-6000

FACSIMILE: (602) 255-0192

A handwritten signature in black ink, appearing to read "Redfield T. Baum", is written over a horizontal line.

REDFIELD T. BAUM, SR
U.S. Bankruptcy Judge

Mark S. Bosco
State Bar No. 010167
Leonard J. McDonald
State Bar No. 014228
Attorneys for Movant

10-05182

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF ARIZONA

IN RE:

John Oliver Payne and Sheryl Morgan Payne
Debtors.

U.S. Bank, National Association
Movant,

vs.

John Oliver Payne and Sheryl Morgan Payne,
Debtors, Brian J. Mullen, Trustee.

Respondents.

No. 2:10-BK-02442-RTB

Chapter 7

ORDER

(Related to Docket #16)

Movant's Motion for Relief from the Automatic Stay and Notice along with the form of proposed Order Lifting Stay, having been duly served upon Respondents, Respondents' counsel and Trustee, if any, and no objection having been received, and good cause appearing therefore,

IT IS HEREBY ORDERED that all stays and injunctions, including the automatic stays imposed

1 by U.S. Bankruptcy Code 362(a) are hereby vacated as to Movant with respect to that certain real
2 property which is the subject of a Deed of Trust dated December 16, 2005 and recorded in the office of
3 the Maricopa County Recorder wherein U.S. Bank, National Association is the current beneficiary and
4 John Oliver Payne and Sheryl Morgan Payne have an interest in, further described as:

5 Lot 152, of SIENNA, according to the Plat of Record in the Office of the County Recorder of
6 Maricopa County, Arizona, recorded in Book 412 of Maps, Page 29, and Affidavit of Correction
recorded June 25, 1996, in 96-0445868.

7 IT IS FURTHER ORDERED that Movant may contact the Debtors by telephone or written
8 correspondence regarding a potential Forbearance Agreement, Loan Modification, Refinance
9 Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement
10 with Debtors. However, Movant may not enforce, or threaten to enforce, any personal liability against
11 Debtors if Debtors' personal liability is discharged in this bankruptcy case.

12 IT IS FURTHER ORDERED that this Order shall remain in effect in any bankruptcy chapter
13 to which the Debtor may convert.
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